



OFFICES OF THE
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September 16, 1974

OPINION LETTER NO. 254

Honorable Donald L. Manford
State Senator, 8th District
9409 Oakland
Kansas City, Missouri 64138

Dear Senator Manford:

This letter is in response to your opinion request asking:

"(1) Can county and/or city, town or village ordinances in any manner further restrict the requirements of zoning of mobile homes since House Bill 98 has been enacted into law?

"(2) Facts - Mobile home parks - Can any county and/or city, town or village of the state further restrict zoning requirements or do they prevail over House Bill 98? Mobile home parks in Jackson County are having these questions come to light because of county zoning ordinances."

The legislation to which you refer is now Sections 700.010 through 700.085, RSMo Supp. 1973.

It is clear from the title of the Act and from the substance of its provisions that the Act applies to "[E]stablishing uniform standards for mobile homes and recreational vehicles providing for inspection and fees, with penalty provisions."

Honorable Donald L. Manford

The only restriction in the Act on political subdivisions' regulations is found in Section 700.035 which provides:

"If a mobile home or recreational vehicle carries a seal as provided in sections 700.010 to 700.085, no agency of this state, nor any municipality or other local governmental body shall require such mobile home or recreational vehicle to comply with any other building, plumbing, heating or electrical code other than the code established by sections 700.010 to 700.085."

Clearly the Act purports to provide only that insofar as mobile homes or recreational vehicles carrying a seal are concerned no state agency, municipality or other local government shall require compliance with the building, plumbing, heating or electrical code other than the code established by Sections 700.010 to 700.085 and does not purport to restrict the zoning powers of political subdivisions as such.

Very truly yours,



JOHN C. DANFORTH
Attorney General